

EXHIBIT

C

**CERTIFIED COPY
OF ASSIGNMENT
OF DEED OF
TRUST DATED
MAY 5, 2011**

Recording requested by:

When recorded mail to:

Americas Servicing Company
1 Home Campus X2504-017
Customer Service
Des Moines, IA 50328

3436945

05/17/2011 12:35:28 PM Pages: 2
Assignment Of Deed Of Trust TITLE COURT 15.00
Cowlitz County Washington



TS #: **WA-11-438919-SH**

Space above this line for recorders use

Order #: **110190215-WA-GSI**

APN #: **0-5311**

MERS MIN No.: **1003072-0000042841-1**

Assignment of Deed of Trust

For value received, **MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC. (MERS), AS NOMINEE FOR HYPERION CAPITAL GROUP, LLC, A LIMITED LIABILITY COMPANY, ITS SUCCESSORS AND ASSIGNS**, hereby grants, assigns, and transfers to

Wells Fargo Bank, NA

All beneficial interest and all rights accrued or to accrue under that certain Deed of Trust dated **9/25/2008** executed by **TIMOTHY J. DIETZ, A MARRIED MAN**, as Trustor(s) to **COWLITZ COUNTY TITLE COMPANY**, as Trustee, and recorded as Instrument No. **3378077**, on **10/3/2008**, of Official Records, in the office of the County Recorder of **COWLITZ County, Washington**.

Said Deed of Trust encumbers the real property fully described as:

LOT 1, AS DELINEATED ON THE SHORT PLAT SUBDIVISION OF A PORTION OF LOT 20, BLOCK 14, LONGVIEW HOMESTEADS, AS RECORDED IN VOLUME 3 OF SHORT PLATS, PAGE 036, UNDER AUDITOR'S FILE NO. 851977, RECORDS OF COWLITZ COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF COWLITZ, STATE OF WASHINGTON

And more commonly known as: **2503 34TH AVENUE, LONGVIEW, WA 98632**

ASGNDT TITLE COURT

TS #: WA-11-438919-SH

Dated: May 5, 2011MORTGAGE ELECTRONIC REGISTRATION
SYSTEMS, INC.Assistant Secretary Amy Toske

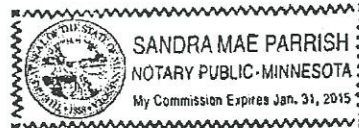
State of Minnesota)

) ss

County of Dakota)

On May 5, 2011, before me, Sandra Mae Parrish, the undersigned Notary Public, personally appeared Amy Toske, Assistant Secretary for Mortgage Electronic Registration Systems, Inc., (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal

Signature [Signature]

STATE OF WASHINGTON)
County of Cowlitz) SS

I, Kristina K. Swanson, County Auditor of Cowlitz County, do hereby certify that I have compared the foregoing copy with the original instrument as the same appears on file and of record in my office and that the same is a true and correct copy of the original and the whole thereof.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal this 15th day of March, 2013.

KRISTINA K. SWANSON, AUDITOR

By

Shirley Lane
Deputy Auditor



EXHIBIT

D

**CERTIFIED COPY
OF ASSIGNMENT
OF DEED OF
TRUST DATED
MAY 16, 2011**

Document drafted and prepared by and
when recorded, return to:

Jon Houston
Wells Fargo-San Antonio Image Capture
4101 Wiseman Blvd, Bldg 108
San Antonio, TX 78251-4200
MAC # T7408-01F

3437015

05/18/2011 11:08:55 AM

Assignment Of Deed Of Trust

Cowlitz County Washington

Pages: 2

WELLS FARGO 15.00



MIN: 10030720000428411

(Space above this line for recorder use only)

ASSIGNMENT OF DEED OF TRUST

For value received, Mortgage Electronic Registration Systems, Inc., ("MERS"), as Nominee for **HYPERION CAPITAL GROUP, LLC, A LIMITED LIABILITY COMPANY**, its successors and assigns, whose address is PO Box 2026, Flint, MI 48501-2026, the undersigned hereby grants, assigns, and transfers to:

Wells Fargo Bank, NA, 1 Home Campus, Des Moines, IA 50328

herein "Assignee" its successors and/or assigns, all its right, title, and all beneficial interest under that certain Deed of Trust, herein "Security Instrument" executed by TIMOTHY J. DIETZ, A MARRIED MAN, dated September 25, 2008, in the amount of \$192,375.00 and given to Mortgage Electronic Registration Systems, Inc., ("MERS"), as Nominee for **HYPERION CAPITAL GROUP, LLC, A LIMITED LIABILITY COMPANY**, Trustee being **COWLITZ COUNTY TITLE COMPANY**, and recorded on October 3, 2008 as Document or Instrument Number 3378077 and/or in Book N/A, Page N/A, of Official Records in the County Recorder office of COWLITZ County, Washington, describing land therein as:

Property Address: 2503 34TH AVENUE, LONGVIEW, WASHINGTON 98632

Legal Description: See Attached

Assessor's Parcel No.: 0-5311

Signed this May 16, 2011

Mortgage Electronic Registration Systems, Inc.,

Mark Lee

Mark Lee

Assistant Secretary

WASHINGTON ALL PURPOSE NOTARY ACKNOWLEDGEMENT

STATE OF MINNESOTA }

COUNTY OF DAKOTA }

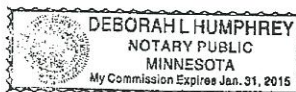
On this May 16, 2011 before me, Deborah L. Humphrey personally appeared Mark Lee Assistant Secretary, Mortgage Electronic Registration Systems, Inc., ☐ personally known to me - OR ☒ proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signatures on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

WITNESS my hand and official seal.

Deborah L. Humphrey

Notary Public: Deborah L. Humphrey

My Commission Expires: 1/31/2015



303705
ASGNDT

WELLS FARGO

LEGAL DESCRIPTION

LOT 1, AS DELINEATED ON THE SHORT PLAT SUBDIVISION OF A PORTION OF LOT 20,
BLOCK 14, LONGVIEW HOMESTEADS, AS RECORDED IN VOLUME 3 OF SHORT PLATS,
PAGE 036, UNDER AUDITOR'S FILE NO. 851977, RECORDS OF COWLITZ COUNTY,
WASHINGTON.

STATE OF WASHINGTON)
County of Cowlitz) SS

I, Kristina K. Swanson, County Auditor of Cowlitz County, do hereby certify that I have compared the foregoing ccpy with the original instrument as the same appears on file and of record in my office and that the same is a true and correct copy of the original and the whole thereof.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal this 14th day of Sept 2012.

KRISTINA K. SWANSON, AUDITOR

By

Anna Lane
Deputy Auditor



EXHIBIT

E

**CERTIFIED COPY
OF APPOINTMENT
OF SUCCESSOR
TRUSTEE
FEBRUARY 10, 2012**

3451510

02/21/2012 11:50:00 AM Pages: 2
Appointment TITLE COURT SERVICE 15.00
Cowlitz County Washington

When recorded return to:

Quality Loan Service Corp. of Washington
C/O Quality Loan Service Corporation
2141 5th Avenue
San Diego, CA 92101

TS No.: WA-11-488030-SH

Space above this line for recorders use only

Order No.: 110591520-WA-GSI

APN No.: 05311

MERS MIN No.: 1003072-0000042841-1

MERS Telephone No. 1-888-679-6377

Appointment of Successor Trustee

Pursuant to the provisions of that certain Deed of Trust dated 9/25/2008 and executed by TIMOTHY J. DIETZ, A MARRIED MAN, as Trustor, to COWLITZ COUNTY TITLE COMPANY, as Trustee, for the benefit of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR HYPERION CAPITAL GROUP, LLC, A LIMITED LIABILITY COMPANY, as Beneficiary, recorded on 10/3/2008 as Instrument No. 3378077, in the office of the County Recorder of COWLITZ County, WA; and to secure an obligation under a Promissory Note. Wells Fargo Bank, N.A., as present holder of the Note, does hereby remove COWLITZ COUNTY TITLE COMPANY, as Trustee and does, pursuant to the terms of the Deed of Trust, hereby remove any Successor Trustee or Trustees who may have been previously appointed in place of the original Trustee, and does hereby appoint Quality Loan Service Corporation of Washington of 19735 10th Avenue NE, Suite N-200, Poulsbo, WA 98370 to serve, effective immediately, as Successor Trustee in the Deed of Trust, and to replace the trustee of record. Said Successor Trustee is qualified to serve as Successor Trustee under the laws of this state.

Wells Fargo Bank, N.A. hereby revokes all other substitutions of trustee which it may have executed, appointed or filed in the past, giving and granting to said Successor Trustee all the powers, duties and authority of the discharged Trustee, and hereby ratifying all acts of said Successor Trustee heretofore or hereafter performed. Said Successor Trustee shall, in accordance with the provisions of the deed of trust, succeed to all the title, powers and duties conferred upon the Original Trustee(s) by the terms of said deed of trust and by applicable law.

The following described real estate, together with its improvements, easements and appurtenances thereunto belonging, is located in COWLITZ County, WA and more particularly described as follows:

LOT 1, AS DELINEATED ON THE SHORT PLAT SUBDIVISION OF A PORTION OF LOT 20, BLOCK 14, LONGVIEW HOMESTEADS, AS RECORDED IN VOLUME 3 OF SHORT PLATS, PAGE 036, UNDER AUDITOR'S FILE NO. 851977, RECORDS OF COWLITZ COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF COWLITZ, STATE OF WASHINGTON

At the time of the execution of the Deed of Trust, this property was reported to have an address of: 2503 34TH AVENUE, LONGVIEW, WA 98632.

TS No.: WA-11-488030-SH

In witness whereof, the undersigned holder of the Note has executed this document. If the undersigned is a corporation, it has caused its name to be signed and its seal, if any, affixed by an officer or other person duly authorized to do so by order of its board of directors.

Executed this 10th day of February 2012.

Wells Fargo Bank, N.A.

Denise Goldston
Denise Goldston
Vice President of Loan Documentation

State of: North Carolina

County of Wake

On this day February 10, 2012 personally appeared before me Denise Goldston of Wells Fargo Bank, N.A., to me known to be the individual or individuals described in and who executed the within and forgoing instrument, and acknowledged that he/she/they signed the same as his/her/their free and voluntary act and deed, for the users and purposes therein mentioned.

Given under my hand and official seal this 10th day of February, 2012.

Bertha S. Jones
Signature and seal stamp of officer

Notary Public in and for the State of North CarolinaMy Commission expires: 02-05-2017

STATE OF WASHINGTON)
County of Cowlitz) SS

I, Kristina K. Swanson, County Auditor of Cowlitz County, do hereby certify that I have compared the foregoing copy with the original instrument as the same appears on file and of record in my office and that the same is a true and correct copy of the original and the whole thereof.

IN TESTIMONY WHEREOF, I have hereunto set my hand and seal this 15th day of March 2013.

KRISTINA K. SWANSON, AUDITOR

By

Julie Lane
Deputy Auditor



EXHIBIT

F

NOTICE OF TRUSTEE SALE SEPTEMBER 20, 2013

3480408
05/21/2013 04:03:20 PM Pages: 4 \$75.00
Notice Of Trustees Sale
LSI TITLE AGENCY INC.
eRecorded at Cowlitz County, WA

WHEN RECORDED MAIL TO:
Quality Loan Service Corp. of Washington
C/O Quality Loan Service Corporation
2141 5th Avenue
San Diego, CA 92101

TS No.: WA-11-488030-SH

SPACE ABOVE THIS LINE FOR RECORDER'S USE

APN No.: 05311

Title Order No.: 110591520-WA-GSI

Grantor(s): TIMOTHY J DIETZ

Grantee(s): MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR
HYPERION CAPITAL GROUP, LLC, A LIMITED LIABILITY COMPANY

Deed of Trust Instrument/Reference No.: 3378077

NOTICE OF TRUSTEE'S SALE

Pursuant to the Revised Code of Washington 61.24, et seq.

I. **NOTICE IS HEREBY GIVEN** that Quality Loan Service Corp. of Washington, the undersigned Trustee, will on 9/20/2013, at 11:00 AM The entrance of the Cowlitz County Administration Building, 207 4th Avenue North, Kelso, WA 98626 sell at public auction to the highest and best bidder, payable in the form of credit bid or cash bid in the form of cashier's check or certified checks from federally or State chartered banks, at the time of sale the following described real property, situated in the County of COWLITZ, State of Washington, to-wit:

LOT 1, AS DELINEATED ON THE SHORT PLAT SUBDIVISION OF A PORTION OF LOT 20, BLOCK 14, LONGVIEW HOMESTEADS, AS RECORDED IN VOLUME 3 OF SHORT PLATS, PAGE 036, UNDER AUDITOR'S FILE NO. 851977, RECORDS OF COWLITZ COUNTY, WASHINGTON. SITUATE IN THE COUNTY OF COWLITZ, STATE OF WASHINGTON

More commonly known as:

2503 34TH AVENUE, LONGVIEW, WA 98632

which is subject to that certain Deed of Trust dated 9/25/2008, recorded 10/3/2008, under 3378077 records of COWLITZ County, Washington, from TIMOTHY J. DIETZ, A MARRIED MAN, as Grantor(s), to COWLITZ COUNTY TITLE COMPANY, as Trustee, to secure an obligation in favor of MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR HYPERION CAPITAL GROUP, LLC, A LIMITED LIABILITY COMPANY, as Beneficiary, the beneficial interest in which was assigned by MORTGAGE ELECTRONIC REGISTRATION SYSTEMS, INC., AS NOMINEE FOR HYPERION CAPITAL GROUP, LLC, A LIMITED LIABILITY COMPANY (or by its successors-in-interest and/or assigns, if any), to Wells Fargo Bank, NA.

II. No action commenced by the Beneficiary of the Deed of Trust is now pending to seek satisfaction of the obligation in any Court by reason of the Borrower's or Grantor's default on the obligation secured by the Deed of Trust/Mortgage.

III. The default(s) for which this foreclosure is made is/are as follows:

Failure to pay when due the following amounts which are now in arrears: **\$33,456.86**

IV. The sum owing on the obligation secured by the Deed of Trust is: The principal sum of **\$202,550.14**, together with interest as provided in the Note from the **12/1/2010**, and such other costs and fees as are provided by statute.

V. The above-described real property will be sold to satisfy the expense of sale and the obligation secured by the Deed of Trust as provided by statute. Said sale will be made without warranty, expressed or implied, regarding title, possession or encumbrances on **9/20/2013**. The defaults referred to in Paragraph III must be cured by **9/9/2013** (11 days before the sale date) to cause a discontinuance of the sale. The sale will be discontinued and terminated if at any time before **9/9/2013** (11 days before the sale) the default as set forth in Paragraph III is cured and the Trustee's fees and costs are paid. Payment must be in cash or with cashiers or certified checks from a State or federally chartered bank. The sale may be terminated any time after the **9/9/2013** (11 days before the sale date) and before the sale, by the Borrower or Grantor or the holder of any recorded junior lien or encumbrance by paying the principal and interest, plus costs, fees and advances, if any, made pursuant to the terms of the obligation and/or Deed of Trust, and curing all other defaults.

VI. A written Notice of Default was transmitted by the Beneficiary or Trustee to the Borrower and Grantor at the following address(es):

NAME

TIMOTHY J. DIETZ, A MARRIED MAN

ADDRESS

2503 34TH AVENUE, LONGVIEW, WA 98632

by both first class and certified mail, proof of which is in the possession of the Trustee; and the Borrower and Grantor were personally served, if applicable, with said written Notice of Default or the written Notice of Default was posted in a conspicuous place on the real property described in Paragraph I above, and the Trustee has possession of proof of such service or posting. These requirements were completed as of **7/27/2012**.

VII. The Trustee whose name and address are set forth below will provide in writing to anyone requesting it, a statement of all costs and fees due at any time prior to the sale.

VIII. The effect of the sale will be to deprive the Grantor and all those who hold by, through or under the Grantor of all their interest in the above-described property.

IX. Anyone having any objections to this sale on any grounds whatsoever will be afforded an opportunity to be heard as to those objections if they bring a lawsuit to restrain the sale pursuant to RCW 61.24.130. Failure to bring such a lawsuit may result in a waiver of any proper grounds for invalidating the Trustee's sale.

NOTICE TO OCCUPANTS OR TENANTS – The purchaser at the Trustee's Sale is entitled to possession of the property on the 20th day following the sale, as against the Grantor under the deed of trust (the owner) and anyone having an interest junior to the deed of trust, including occupants who are not tenants. After the 20th day following the sale the purchaser has the right to evict occupants who are not tenants by summary proceedings under Chapter 59.12 RCW. For tenant-occupied property, the purchaser shall provide a tenant with written notice in accordance with RCW 61.24.060.

THIS NOTICE IS THE FINAL STEP BEFORE THE FORECLOSURE SALE OF YOUR HOME.

You have only 20 DAYS from the recording date of this notice to pursue mediation.

DO NOT DELAY. CONTACT A HOUSING COUNSELOR OR AN ATTORNEY LICENSED IN WASHINGTON NOW to assess your situation and refer you to mediation if you are eligible and it may help

you save your home. See below for safe sources of help.

SEEKING ASSISTANCE

Housing counselors and legal assistance may be available at little or no cost to you. If you would like assistance in determining your rights and opportunities to keep your house, you may contact the following:

The statewide foreclosure hotline for assistance and referral to housing counselors recommended by the Housing Finance Commission: Toll-free: **1-877-894-HOME (1-877-894-4663)** or Web site: http://www.dfi.wa.gov/consumers/homeownership/post_purchase_counselors_foreclosure.htm.

The United States Department of Housing and Urban Development: Toll-free: **1-800-569-4287** or National Web Site: <http://portal.hud.gov/hudportal/HUD> or for Local counseling agencies in Washington: <http://www.hud.gov/offices/hsg/sfh/hcc/fc/index.cfm?webListAction=search&searchstate=WA&filterSvc=dfc>

The statewide civil legal aid hotline for assistance and referrals to other housing counselors and attorneys: Telephone: **1-800-606-4819** or Web site: <http://nwjustice.org/what-clear>.

If the sale is set aside for any reason, including if the Trustee is unable to convey title, the Purchaser at the sale shall be entitled only to a return of the monies paid to the Trustee. This shall be the Purchaser's sole and exclusive remedy. The purchaser shall have no further recourse against the Trustor, the Trustee, the Beneficiary, the Beneficiary's Agent, or the Beneficiary's Attorney.

If you have previously been discharged through bankruptcy, you may have been released of personal liability for this loan in which case this letter is intended to exercise the note holders right's against the real property only.

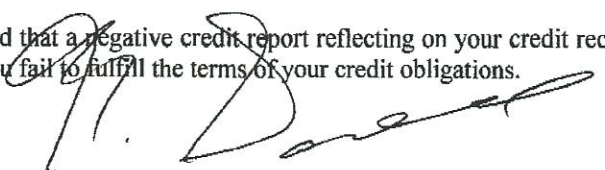
Unofficial Copy

**THIS OFFICE IS ATTEMPTING TO COLLECT A DEBT AND ANY INFORMATION OBTAINED
WILL BE USED FOR THAT PURPOSE.**

As required by law, you are hereby notified that a negative credit report reflecting on your credit record may be submitted to a credit report agency if you fail to fulfill the terms of your credit obligations.

Dated:

MAY 20 2013


Quality Loan Service Corp. of Washington, as Trustee
By: Michael Dowell, Assistant Secretary

Trustee's Mailing Address:

Quality Loan Service Corp. of
Washington
C/O Quality Loan Service Corp.
2141 Fifth Avenue, San Diego, CA 92101
(866) 645-7711

Trustee's Physical Address:

Quality Loan Service Corp. of Washington
19735 10th Avenue NE, Suite N-200
Poulsbo, WA 98370
(866) 645-7711

Sale Line: 714-730-2727

Or Login to: <http://wa.qualityloan.com>

TS No.: WA-11-488030-SH

State of: California

County of: San Diego

W. Sanchez

On **MAY 20 2013** before me, _____ a notary public, personally appeared Michael Dowell, who proved to me on the basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity (ies), and that by his/her/their signature(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument.

I certify under *PENALTY OF PERJURY* under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____ (Seal)

W. Sanchez

